



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: May 19, 2009

TO: Mayor and Councilmembers

FROM: Planning Division, Community Development Department

SUBJECT: Adoption Of Ordinance Pertaining To 210 And 216 Meigs Road And 290 Lighthouse Road Rezone And General Plan/Local Coastal Plan Map Amendments

RECOMMENDATION: That Council:

- A. Adopt the Final Mitigated Declaration and Mitigation Monitoring and Reporting Program dated December 12, 2008, making the findings specified in this Council Agenda Report;
- B. Adopt, by reading of title only, An Ordinance of the Council of the City of Santa Barbara Amending Chapter 28.12 (Zone Map) of Title 28 of the Municipal Code Pertaining to the Rezoning of Property in the East Mesa Neighborhood; and
- C. Adopt, by reading of title only, A Resolution of the Council of the City of Santa Barbara Amending the General Plan Map and Coastal Plan Map for Certain Parcels Located in the East Mesa Neighborhood.

EXECUTIVE SUMMARY:

On May 12, 2009, the City Council introduced this ordinance. City staff and the Planning Commission support the proposed rezone to E-3/S-D-3 and General Plan and Coastal Plan land use designation amendment to residential, five units per acre based on the existing development pattern in this area and surrounding land uses for the reasons specified in the Council Agenda Report for introduction. Therefore, staff recommends that the City Council adopt the ordinance and resolution amending the Zoning Map, General Plan Map, and Coastal Plan Map making the findings specified in this Council Agenda Report and the exhibits to the ordinance and resolution.

CALIFORNIA ENVIRONMENTAL QUALITY ACT FINDINGS:

The City Council makes the following findings regarding the adoption of the Final Mitigated Negative Declaration:

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1. The City Council has considered the proposed Final Mitigated Negative Declaration, dated December 12, 2008 for the 210 and 216 Meigs Road and 290 Lighthouse Road Project (MST2006-00476), and comments received during the public review process prior to making a recommendation on the project.
2. The Final Mitigated Negative Declaration has been prepared in compliance with California Environmental Quality Act requirements, and constitutes adequate environmental analysis of the project.
3. In the City Council's independent judgment and analysis based on the whole record (including the initial study and comments received), there is no substantial evidence that the Project will have a significant effect on the environment. The Final Mitigated Negative Declaration, dated December 12, 2008, is hereby adopted.
4. Mitigation measures identified in the Mitigated Negative Declaration that would avoid or reduce all potentially significant impacts to less than significant levels have been included in the project or made a condition of approval. Additional mitigation measures to minimize adverse but less than significant environmental effects have also been included as conditions of approval.
5. A Mitigation Monitoring and Reporting Program prepared in compliance with the requirements of Public Resources Code § 21081.6, is included in the Final Mitigated Negative Declaration for the Project and is hereby adopted.
6. The location and custodian of documents or other material which constitute the record of proceedings upon which this decision is based is the City of Santa Barbara Community Development Department, 630 Garden Street, Santa Barbara, CA 93101.
7. The California Department of Fish and Game (DFG) is a Trustee Agency with oversight over fish and wildlife resources of the State. The DFG collects a fee from project proponents of all projects potentially affecting fish and wildlife, to defray the cost of managing and protecting resources. The project is subject to the DFG fee, and a condition of approval has been included which requires the applicant to pay the fee within five days of project approval.

PREPARED BY: Allison De Busk, Project Planner

SUBMITTED BY: Paul Casey, Community Development Director

APPROVED BY: City Administrator's Office